

622

FIRST DEPOSITORS INVESTMENT)
TRUST, GRANTORS)

TO)

WARRANTY DEED

EDDIE BOND, GRANTEE)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, First Depositors Investment Trust, formerly known as First Home Investment Trust, by and through its authorized officials, does hereby sell, convey and warrant unto Eddie Bond, the land lying and being situated in the Town of Hernando, DeSoto County, Mississippi, described as follows, to wit:

A Lot with improvements situated thereon, situated in Section 13, Township 3 South, Range 8 West, DeSoto County, Mississippi, being more particularly described as BEGINNING at the southeast corner of Lot 76, as shown by the original map of the Town of Hernando on file in the office of the Chancery Clerk; thence west along the south line of said lot 32 feet to a stake; thence north on a straight line 92 feet to a stake, said point being on Lot 73; thence east 32 feet in a straight line to the east line of Lot 73; thence south on the east lines of Lots 73 and 76 a distance of 92 feet to the point of beginning, together with all improvements thereon and appurtenances thereunto belonging, and being the same property described of record in Book 106, Page 274, Land Deed Records, DeSoto County, Mississippi.

Further consideration mentioned, the Grantor sells, conveys and warrants unto the Grantee the theatre booth and projection equipment, stage equipment, sound equipment, ventilating equipment, chairs, seats, miscellaneous lobby and auditorium equipment, hearing and air conditioning equipment, located in the Von Theatre on the above described land, such personal property being sold in its present condition with warranty of condition. This conveyance is subject to existing lease with the Grantor to collect rent until September 18, 1979 and thereafter Grantee will collect rent.

Taxes for the year 1979 are to be prorated.

Further consideration for this conveyance is the assumption by the Grantee of that certain outstanding unpaid indebtedness to the Security Bank of Hernando, said indebtedness being at this time in the amount of \$ 13,632.78, said indebtedness is secured by a Deed of Trust of record in Trust Deed Book 235, Page 407, and Trust Deed Book 214, Page 563 and Trust Deed Book 202, Page 208, Chancery Clerk's Office, DeSoto County, Mississippi, to which said Grantee herein takes subject to, assumes and agrees to pay.

The warranty in this Deed is subject to subdivision and zoning regulations in effect in the Town of Hernando, and rights of ways and easements for public roads and public utilities and to matters of survey.

WITNESS THE SIGNATURES of the authorized officials of the Grantor this the 18th day of September, 1979.

FIRST DEPOSITORS INVESTMENT TRUST,
formerly First Home Investment Trust

BY: James E. Woods
James E. Woods, Trustee

BY: William F. Hagan
William F. Hagan, Trustee

BY: George S. McInvale
George S. McInvale

BY: Richard Lee
Richard Lee

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said county and state, the within named James E. Woods and William F. Hagan, Trustees of the above named First Depositors Investment Trust, formerly First Home Investment Trust, who acknowledged that for and on behalf of said First Depositors Investment Trust, that they signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned and for the purposes therein expressed.

GIVEN UNDER MY HAND and Official Seal of office this the 18th day of September, 1979.

Willis W. Miller
Notary Public

My Commission Expires:

My Commission Expires May 15, 1982

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STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said county and state, the within named George S. McInvale, of the above named First Depositors Investment Trust, formerly First Home Investment Trust, who acknowledged that for and on behalf of said Frist Depositors Investment Trust, that he signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned and for the purposes therein expressed.

GIVEN UNDER MY HAND and Official Seal of office this the 18th day of September, 1979.

Rebecca Peaves
Notary Public

My Commission Expires: 5-9-82

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said county and state, the within named Richard Lee, of the above named First Depositors Investment Trust, formerly First Home Investment Trust, who acknowledged that for and on behalf of said First Depositors Investment Trust, that he signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned and for the purposes therein expressed.

GIVEN UNDER MY HAND and Official Seal of office this the 18th day of September, 1979.

Nellie W. Miller
Notary Public

My Commission Expires:
My Commission Expires May 15, 1982

STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 1 o'clock and 45 minutes P.M. 24 day of Sept., 1979 and that the same has been recorded in Book No. 173, Page 622 records of Warranty Deed of said County.

Witness my hand and seal this 24 day of Sept., 1979.

SEAL H. H. Ferguson CLERK

FEES 4.50